



GUAHAN ANCESTRAL LANDS COMMISSION

Eddie Baza Calvo
Governor

Ray Tenorio
Lieutenant Governor

David V. Camacho
Executive Director



In compliance with Public Law 24-109,

Guåhan Ancestral Lands Commission

Kunisian Miranchow Nive'na'lon Tano' Writin'at - Dneñu.

published the

Public Meeting Announcement

for

Wednesday, October 10, 2011 *2/98*

in the

Guam Pacific Daily News on

October 4 | October 5 | October 7, 2012

Attached are photo copies of the published GALC Meeting Notices



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UPDATE: Guam Ancestral Lands Commission to hold title hearing and public meeting

1:11 AM, Oct. 4, 2012 | Comments

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Guam Ancestral Lands Commission will hold a title hearing and public meeting at 2 p.m. Oct. 10 at their new office location on the third floor of the ITC Building.

On the agenda is the title hearing details for Lot 2492BA, ostensibly owned by Francisco Guerrero Flores and Lot 2461BA, ostensibly owned by **Ana G. Flores**, known as Naval Radio Barrigada Facility Site.

Those needing special accommodations can call 473-5263.



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[?]

- 1 Mangilao victim released from GMH; doctors unsure if man was shot or struck
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- 4 Labor filings up: FSM workers registering complaints more often
- 5 Datuin murder trial to start today

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Written by
Pacific Daily News

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Autism Community Together to meet Oct. 13

The Autism Community Together will hold its general membership meeting at 10 a.m. Oct. 13 at the Level Up Cafe in Dededo. For further information, call Autism Community Together Vice President Lou Ann Mesa, at 482-1987.

Silent Witness Ceremony today

The Judiciary of Guam is holding the annual Silent Witness Ceremony at 4 p.m. today at the Guam Judicial Center.

Ancestral Lands title hearing Wednesday

The Guam Ancestral Lands Commission will hold a title hearing and public meeting at 2 p.m. Wednesday at the commission's new office location on the third floor of the ITC Building. On the agenda are the title hearing details for Lot 2492BA, ostensibly owned by Francisco Guerrero Flores and Lot 2461BA, ostensibly owned by Ana G. Flores, known

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Enrollment in Medicare Part D Oct. 15 to Dec. 7

The Department of Public Health and Social Services announced the annual election period for Medicare's prescription drug program, known as Medicare Part D, is from Oct. 15 to Dec. 7. During this period, Medicare beneficiaries may enroll in or cancel this voluntary prescription drug program. For 2013, United Health Care will offer its Medicare Part D plan, called the AARP Preferred Plan, to the island's Medicare beneficiaries with a monthly premium of \$9.90, effective Jan. 1, 2013, provided the beneficiary enrolls by Dec. 7. The Division of Senior Citizens Guam Medicare Assistance Program will hold free presentations on the 2013 Part D Plan at 9 a.m. and 2 p.m. Tuesdays and Thursdays beginning Oct. 16 and ending Dec. 6 at the division's office at 130 University Drive, Suite 8, Mangilao. Call 735-7421 or 735-7415.

ACT meeting Saturday at Level Up Cafe

The Autism Community Together will hold its general membership meeting at 10 a.m. Saturday at the Level Up Cafe in Dededo.

For further information, call Autism Community Together Vice President Lou Ann Mesa, at 482-1987.

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AdChoices

Ancestral Lands title hearing Wednesday

The Guam Ancestral Lands Commission will hold a title hearing and public meeting at 2 p.m. Wednesday at the commission's new office on the third floor of the ITC Building. On the agenda are the title hearing details for Lot 2492BA, ostensibly owned by Francisco Guerrero Flores, and Lot 2461BA, ostensibly owned by Ana G. Flores, known as Naval Radio Barrigada Facility Site. Those needing special accommodations can call 473-5263.

Public Health to end program services

The Department of Public Health and Social Services Division of Senior Citizens would like to inform all aging program consumers, their families and caregivers that suspension of services for the

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- 2 Students want more food: Kids say new school lunches leave them hungry
- 3 Labor filings up: FSM workers registering complaints more often
- 4 Woman sentenced to 5 years for drugs



GUAHAN ANCESTRAL LANDS COMMISSION

Eddie Baza Calvo
Governor

Ray Tenorio
Lieutenant Governor

David V. Camacho
Executive Director



COMMISSION MEETING / HEARING ATTENDANCE SHEET

DATE: October 10, 2012

TIME: 2:00pm

PLACE: DLM Conference Room, ITC

Check one:

- ☐ Work Session
- ☐ Executive Session
- ☒ Regular Meeting
- ☐ Special Meeting
- ☒ Title Hearing
- ☐ Rehearing
- ☐ Deliberations
- ☐ Final Determinations
- ☐ Deed Signing
- ☐ Other

PUBLIC SIGN IN SHEET: (OPTIONAL)

NAME

VILLAGE

NAME

VILLAGE

KEN BORTA

MANGILAO

MICHAEL FLORES

MANGILAO

FRANK FLORES

MANGILAO

ISAAC F.C. FLORES

MANGILAO



GUAHAN ANCESTRAL LANDS COMMISSION



Eddie Baza Calvo
Governor

Ray Tenorio
Lieutenant Governor

Monte Mafnas
Director

David V. Camacho
Deputy Director

DEED SIGNING/TITLE HEARING/MEETING ATTENDANCE SHEET

DATE: October 10, 2012

PLACE: DLM Conference Room, ITC

CONVENED: 2:08 pm

RECESSED: 3:10 pm / 4:25 pm

RECONVENED: 3:25 pm / 4:30 pm ADJOURNED: 4:53 pm

NAME: TITLE: SIGNATURE:

BOARD OF COMMISSIONERS:

Present Absent

1. Anita F. Orlino	Chairwoman	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
2. Ronald T. Laguana	Vice Chair	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
3. Maria G. Cruz	Secretary/Treasurer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
4. James C. Matanane	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
5. Lydia M. Tyner	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
6. Ronald F. Eclavea	Commissioner	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Anthony J.P. Ada	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

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STAFF and GUESTS:

Present Absent

1. Monte Mafnas	Director	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
2. David V. Camacho	Deputy Director	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
3. Atty. William Bischoff	Legal Counsel	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
4. Joey G. Leon Guerrero	Land Agent II	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	
5. Jhoana Marie Casem	Private Secretary	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
6. Scott Mendiola	Senator Pangelinan	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
7. Regina San Miguel	GALC - AHRD	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
8. Juliene Wang	GALC - AHRD	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. _____	_____	<input type="checkbox"/>	<input type="checkbox"/>	
10. _____	_____	<input type="checkbox"/>	<input type="checkbox"/>	

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Check one:

☐ Work Session
☐ Executive Session
☒ Regular Meeting
☐ Special Meeting
☒ Title Hearing
☐ Rehearing
☐ Deliberations
☐ Final Determinations
☐ Deed Signing
☐ Other

Yes No
Quorum ☒ ☐
Confirmed by:

Note here and initial if Board Member on GovGuam work time:

Yes No
☐ ☐
☐ ☐

Number of Board Members certified for stipend this meeting:

☐ 7
Confirmed by:

Remarks:

(2011 REV 06/30/11)

ITC Building, Dept. of Land Management Office, 3rd floor, West Wing | P.O. Box 2950, Hagåtña, Guahan 96932

Tel: (671) 473-5263/7 or 649-5263 x680, x681 | Fax: (671) 649-5383

E-Mail Address: galc.staff@dlim.guam.gov Website: www.ancestrallands.net

**GUAHAN ANCESTRAL LANDS COMMISSION
BOARD OF COMMISSIONERS
Meeting Notification Checklist**

MEETING INFORMATION

Date: October 10, 2012
Time: 2:00pm
Place: DLM Conference Room

Check one: ☐ Work Session
☐ Executive Session
☒ Regular Meeting
☐ Special Meeting (Emergency)
☒ Title Hearing
☐ Deliberations of TH
☐ Final Determinations
☐ Deed Signing
☐ Other

Commissioners, Staff, Consultants	Contact Number	Date/Time Notified	Date/Time Confirmed	Email Address
ANITA F. ORLINO, Chairperson Reappointed April 01, 2008	H: 734-3028	10/09/2012 10:00 A.M.	10/09/2012 10:00 A.M.	Email: danor05@yahoo.com
RONALD T. LAGUANA, Vice Chairperson Reappointed April 01, 2008	H: 734-1026 W: 472-6785 ext. 5048 C: 482-0458	10/09/2012 10:00 A.M.	10/09/2012 10:00 A.M.	Email: rlaguana@gmail.com
MARIA G. CRUZ, Treasurer/Secretary Reappointed April 01, 2008	H: 653-5688 W: 477-4619 C: 688-9311	10/09/2012 10:48A.M.	10/09/2012 10:48A.M.	Email: marcruzkt@msn.com
JAMES C. MATANANE, Commissioner Reappointed 01, 2008	H: 734-2076 C: 488-8276	10/09/2012 10:00 A.M.	10/09/2012 10:00 A.M.	Email: jmatanane@hotmail.com
LYDIA M. TYNER, Commissioner Reappointed April 01, 2008	H: 632-6382 H: 969-6829	10:00 A.M.	<i>Left message</i>	Email: lydia_tyner@yahoo.com
RONALD F. ECLAVEA, Commissioner Reappointed April 01, 2008	H: 969-9403 C: 488-2420	10:00 A.M.	<i>Left message</i>	Email: reclavea@yahoo.com
ANTHONY J.P. ADA, Commissioner Appointed June 24, 2008	H: 789-1965 W: 734-3645/6 C: 689-4234 / 486-2846	10:00 A.M.	<i>Left message</i>	Email: adaclan@gmail.com
ATTY WILLIAM BISCHOFF, Legal Council	W: 475-3324 ext. 3020	10/09/2012 10:00 A.M.	10/09/2012 10:00 A.M.	Email: wbischoff@guamattorneygeneral.com
DAVID V. CAMACHO, Executive Director	C: 488-2487			
JOEY G. LEON GUERRERO, Land Agent II	C: 689-7185			
JHOANA CASEM, Admin/Secretary	C: 687-4737			

MEMORANDUM

Date: September 10, 2012

To: Executive Director, Guam Ancestral Lands Commission

From: Administrator

Subject: Monthly Progress Report – August 6, 2012 to September 10, 2012

Hafa Adai!

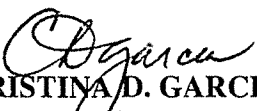
The following is a progress report on GEDA's efforts to lease Land Bank Trust properties as required by Section 1 (i) of the MOU between GEDA and GALC Land Bank Trust:

- Apra Harbor Parcel No. 1 (Commissary Junction) – There is no change to the status of this subleased area. KwikSpace Guam is current with its monthly lease payments.
- Apra Harbor Reservation F-12 (Polaris Point) –
 - Matson Navigation Company – Matson has completed development of the first 15 acres at the Polaris Point property which is currently being sued as a staging area for its shipping containers. Tenant is current with its monthly rents. The Navy has agreed to investigate environmental contamination on all three contaminated sites by way of Action Memorandum (AM) which is still expected to be completed by the end of this month with field work expected to commence by November 2012. If upon completion of investigations showing Navy responsibility, Navy will bear costs of cleanup.
 - A Grant of Easement has been issued to GPA in order to install power infrastructure to Matson's leased property which was previously approved by the GALC and has been recorded at the Dept. of Land Management. According to GPA staff, plans are underway to begin work on site.
- Knik Construction – Tenant is current with its lease rents which amounts to \$6,000 per month and is still seeking projects with both local and federal governments. Tenant has subleased a portion of its leased property to IMCO and has remitted 11% of this revenue as required by the lease.
- Balli Steel Guam – During its June 26, 2012 public meeting, after a presentation made by Mr. Charles Arceo, General Manager of BSG, the Commission and its Director instructed GEDA to work with tenant in resolving any outstanding issues and requested that BSG submit its business plan and financial documents in order to bring the lease to current status. BSG complied with GEDA's request and submitted current relevant financial data. GEDA's analysis and recommendation is attached.

- Brand Inc. – GEDA issued RFP 12-010 for this property with no proposals received as of its closing date on April 18, 2012. GEDA is currently exploring any interest in this lot and will report its findings at the next meeting.
- N5D Mangilao (Route 15) – The RFP for the N5D parcel is on hold until resolution is reached on the legal dispute between the GALC and WSTCO. Legal Counsel was previously directed by the Commission to proceed with terminating the license. Upon resolution, GEDA will issue another RFP as market improves.
- Wettengel Junction – On September 18, 2012, GEDA issued RFP 12-028 for the lease availability of this lot. Announcement of this RFP was advertised in a local newspaper of general circulation, the Guam Contractors Association, The Guam PEALS Board, members of the Guam Relators Association, GEDA website, and those individuals or organizations who have at one time or another expressed any interest in the property. Proposals for RFP 12-028 are due by Tuesday, October 16, 2012. There is still an ongoing court case between the GALC and the former licensee, Ms. Evelyn O'keefe on behalf of the JM Torres Estate. The original case hearing was scheduled for April 27, 2012 but has been postponed until further notice.
- License Agreements for Tiyan Properties –
 - DPHSS WIC Program – Regarding current rents, payment received by GEDA from WIC was in August 2012 in the amount of \$24K which was credited to arrears which now brings the remaining balance owed for current rents August and September 2012 to \$16K.
 - Guam Environmental Protection Agency (GEPA) – In April 2012, GEDA Received payment from GEPA for rents owed in the amount of \$16K which brings the remaining balance owed for current rents May - Sep 2012 to \$40K.
- Revenues Generated from Land Leases – For the period from October 2007 to September 2012, GEDA collected a total of **\$1,931,148.15** in both ground lease rents and participation rents of which **\$1,651,732.63** was remitted to GALC with the difference retained by GEDA as provided for in the MOU.

Should you have any questions, please contact Larry Toves, Mike Cruz or Diego Mendiola at 647-4332. Si Yu'os Ma'ase' for your continued support in generating revenues for the beneficiaries of the Trust.

Senseramente,


CHRISTINA D. GARCIA
 Acting Administrator

Attachment

cc: Board Members, Guam Ancestral Lands Commission

Balli Steel Guam
September 2012

We have reviewed Balli Steel Guam (BSG) Business Plan 2012 and the additional information (profit/loss statement for Jan-Mar. 2012) submitted by BSG by letter dated August 15, 2012. The following summarizes GEDA findings:

Findings:

- Contact with the Mayors' Council indicates that the Mayors' Council has no knowledge of BSG's claim that there is \$39K in outstanding unpaid invoices. As a result, GALC/GEDA cannot enter into an agreement to levy any payments from the Mayors' Council through Department of Administration as was previously accomplished to pay arrears.
- Projections of expenses and revenues for June 2012 to May 2013 were included in BSG's business plan. To determine if projections were reasonable, GEDA requested actual expenses and revenues for January to March 2012. This information was submitted by BSG in August 2012. The supplemental information indicates that BSG's projections are reasonable as they are based upon actual costs and revenues for the first 3 months of 2012.
- While removal of the \$39K in claims from BSG adversely affects BSG's projected revenue, the adjusted figures are still sufficient to pay ground and participation rents even if the size of the property is not reduced. Reduction however, will reduce BSG projected expenditures.
- As of September 2012, BSG owes \$22,275.80 in rent.

Recommendations:

- GALC direct BSG to enter into a payment schedule for ground and participation rent arrears by no later than the next GALC meeting as there are no outstanding invoices to be paid by the Mayors' Council to BSG. An initial good faith payment of 30% of arrears must be made by the next GALC public meeting with the balance over ____ months. Failure by BSG to follow the payment plan will result in automatic termination of the lease.
- BSG reduce the size of its leased property only to ensure the future viability of the company as projected revenues are apparently sufficient to cover all expenses. Because size reduction is an accommodation to BSG, BSG must remove its property from the area closest to the former Brand Inc. leased area and must do so by a realistic date agreeable to all parties, taking into account GALC's mandate to generate revenues from the lease of the former Brand Inc. property at the earliest possible time and BSG's operational issues.



OFFICE OF PUBLIC ACCOUNTABILITY
Doris Flores Brooks, CPA, CGFM
Public Auditor

MEMORANDUM

September 26, 2012

To: All Line Agencies, Autonomous and Semi-Autonomous Agencies, Public Corporations, and the Guam Mayors' Council with a Board or Commission

From: Doris Flores Brooks, CPA, CGFM *Doris Brooks*
Public Auditor

RE: Notification of Reporting Requirements for Boards and Commissions Pursuant to Public Law 31-233, Budget Act of 2013.

This memorandum is to notify you of the new reporting requirements for Boards and Commissions pursuant to Public Law (P.L.) 31-233:

Section 38. A new §8113.1 is hereby added to Chapter 8 of Title 5 GCA to read:

“§8113.1. Reporting Requirements for Boards and Commissions.

The governing Boards and Commissions of all agencies, public corporations, and departments of the government of Guam shall provide electronic copies of the monthly Board and Commission meeting agendas, approved minutes, and other attachments and addendums as discussed in each monthly meeting, to I Maga'låhen Guåhan and the Speaker of I Liheslaturan Guåhan no later than fifteen (15) days after the end of said meeting and post the same on its website of the agency, public corporation, or department to which it governs. The audio recording of each meeting shall be provided to the Office of Public Accountability within seven (7) calendar days after the meeting. The Office of Public Accountability shall post these audio files on its website upon receipt of audio files.”

Beginning with the first Board meeting on or after October 1, 2012, please provide audio recordings in **.mp3 format via audio compact disc (CD)** no later than seven (7) calendar days after each Board meeting.

For questions on this reporting requirement, please contact Joy Bulatao at 475-0390 ext. 216 or jbulatao@guamopa.org, or Jerrick Hernandez at ext. 203 or jhernandez@guamopa.org.

Thank you and Senseramente.



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REVISED Invoice#8834

Date: August 17, 2012

Sold To: Guåhan Ancestral Lands Commission (GALC)

Contact Person: Jhoana Casem

Tel: 473-5263/7 Fax: 475-9165 Email Address: jhoana.casem@galc.guam.gov

Terms: COD ☐ Deposit/COD: ☐ Net Terms: ☒ P.O. ☐

Website: www.ancestrallands.net

Service Period: July 01, 2012 – July 31, 2012

Scope of Work: **Website Support Package Month to Month Contract**

- Website Hosting / Server Management
- Domain Name Management
- 24/7 Live Web Support / Troubleshooting
- Website Monitoring
- Website Usage Tracking / Website Analytics / Statistics
- Minor Updating
- Search Engine Optimization (Basic SEO)
- Website Consultation
- Privacy Promise

*Any day into the month means GALC will pay full amount for the month, as we cannot pro-rate month into days of the month.

Monthly Total Cost of Support: \$137.50

Please remit payments to / make checks payable to 1-A GuamWEBZ

Lead Consultant

Client

Account Advisor

*No Refunds will be given on any amounts paid towards this sale. All sales are final
Signing and/or acknowledging this Invoice/Sale confirms that the Client has read and understood the Sales Terms & Conditions.



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Fax: 989.7167
Email: info@guamwebz.com

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Invoice#8835

Date: August 17, 2012

Sold To: Guåhan Ancestral Lands Commission (GALC)

Contact Person: Jhoana Casem

Tel: 473-5263/7 Fax: 475-9165 Email Address: jhoana.casem@galc.guam.gov

Terms: COD ☐ Deposit/COD: ☐ Net Terms: ☒ P.O. ☐

Website: www.ancestrallands.net

Service Period: **August 01, 2012 – August 31, 2012**

Scope of Work: **Website Support Package Month to Month Contract**

- Website Hosting / Server Management
- Domain Name Management
- 24/7 Live Web Support / Troubleshooting
- Website Monitoring
- Website Usage Tracking / Website Analytics / Statistics
- Minor Updating
- Search Engine Optimization (Basic SEO)
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Fax: 989.7167
Email: info@guamwebz.com

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Invoice#8889

Date: September 27, 2012

Sold To: Guåhan Ancestral Lands Commission (GALC)

Contact Person: Jhoana Casem

Tel: 473-5263/7 Fax: 475-9165 Email Address: jhoana.casem@galc.guam.gov

Terms: COD ☐ Deposit/COD: ☐ Net Terms: ☒ P.O. ☐

Website: www.ancestrallands.net

Service Period: **September 01, 2012 – September 30, 2012**

Scope of Work: **Website Support Package Month to Month Contract**

- Website Hosting / Server Management
- Domain Name Management
- 24/7 Live Web Support / Troubleshooting
- Website Monitoring
- Website Usage Tracking / Website Analytics / Statistics
- Minor Updating
- Search Engine Optimization (Basic SEO)
- Website Consultation
- Privacy Promise

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Account Advisor

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